

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that I, MARIE J. DESMOND, of Amherst, Hampshire County, Massachusetts

in consideration of ONE DOLLAR (\$1.00)

hereby grant to L. JOSEPHINE HARRIS and MARIE J. DESMOND, of 241 Sunset Avenue, Amherst, Massachusetts, as joint tenants

with QUITCLAIM covenants

the land and the buildings thereon in Amherst, Hampshire County, Massachusetts, situated on the Easterly side of Sunset Avenue, bounded and described as follows:

BEGINNING at an iron pipe set in the Easterly side of said Sunset Avenue, said iron pipe being two hundred sixty-eight (268) feet, more or less, Southerly, measured along the Easterly line of Sunset Avenue from the intersection thereof with the Southwesterly line of North Hadley Road; thence SOUTHERLY along Sunset Avenue eighty (80) feet, more or less, to an iron pipe at the Southwest corner of the tract hereby conveyed and at the Northwest corner of other land now or formerly of William H. Ormond, Jr.; thence EASTERLY along said other land now or formerly of said Ormond one hundred two and eight-tenths (102.8) feet, more or less, to an iron pipe at land now or formerly of one Graves; thence NORTHERLY along land now or formerly of said Graves fifty-nine and eight-tenths (59.8) feet, more or less, to an iron pipe at land now or formerly of one Temple; thence WESTERLY along land now or formerly of said Temple forty-one (41) feet, more or less, to an iron pipe; thence NORTHERLY along land now or formerly of said Temple twenty and two-tenths (20.2) feet, more or less, to an iron pipe; thence WESTERLY along land now or formerly of said Temple sixty-two and five-tenths (62.5) feet, more or less, to the point of beginning.

BEING the same premises conveyed to the Grantor herein and to Juliette A. Desmond by deed of Marguerite Perron dated July 22, 1980 and recorded in the Hampshire County Registry of Deeds in Book 2173, Page 133. Juliette A. Desmond died a resident of Amherst, Hampshire County, Massachusetts on May 14, 1992. A copy of the death

241 SUNSET AVENUE, AMHERST

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certificate is recorded herewith. A Certificate Releasing Massachusetts Estate Tax Lien was recorded in the Hampshire County Registry of Deeds on June 15, 1994

No title examination has been conducted in connection with this conveyance.

Executed as a sealed instrument this 20 day of February, 1996.

Marie J. Desmond
Marie J. Desmond

Commonwealth of Massachusetts

Hampshire, ss.

February
January 20, 1996

Then personally appeared the above-named MARIE J. DESMOND and acknowledged the foregoing to be her free act and deed, before me

Tina M. Katzman
Notary Public

My commission expires: March 2000

5350A

ATTEST: HAMPSHIRE, Marianne L. Bonohue, REGISTER
MARIANNE L. BONOUE

RECEIVED HAMPSHIRE COUNTY
REGISTRY OF DEEDS
FEB 27 1996
HAMPDEN, MASS.